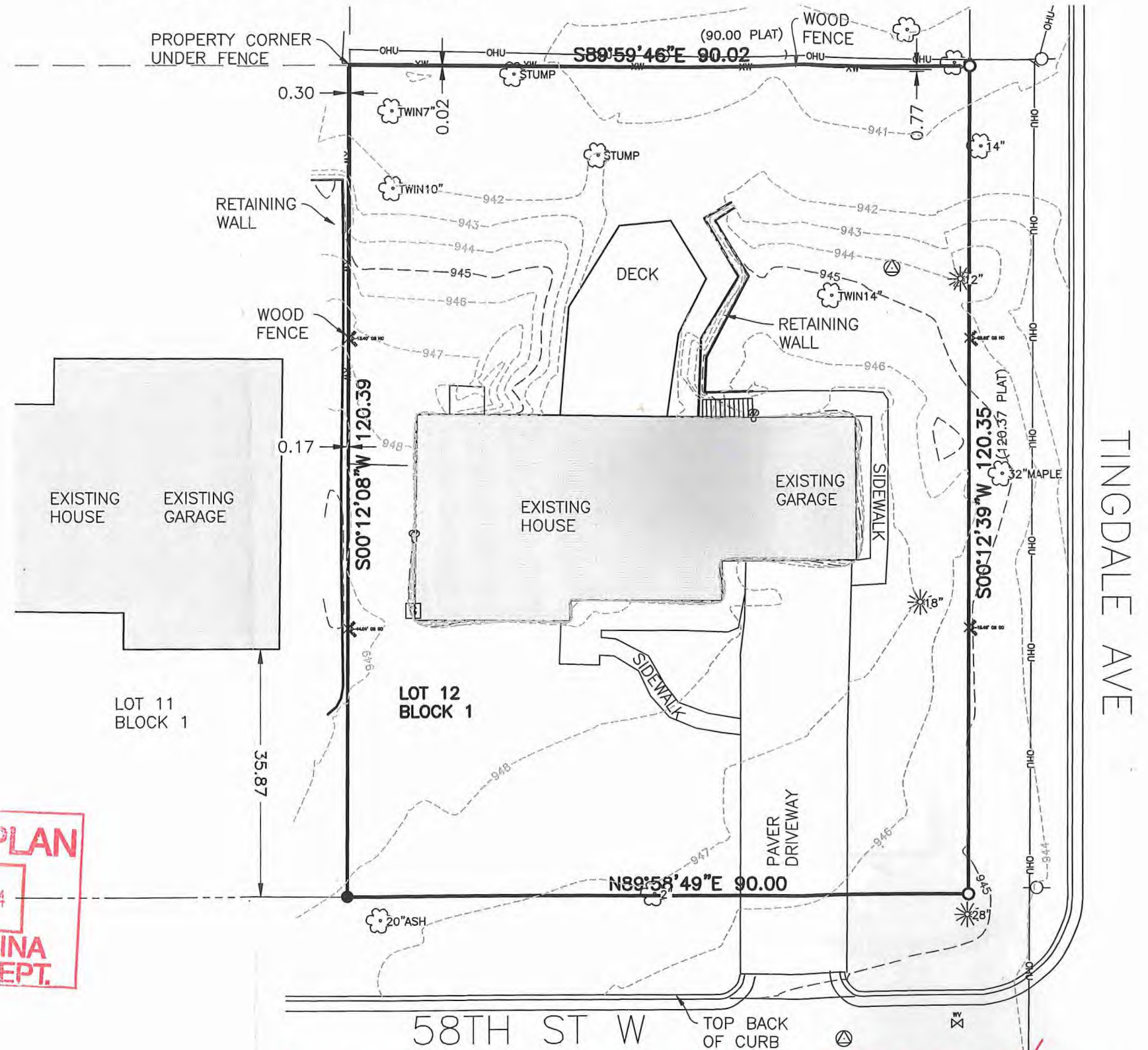


- LEGEND**
- MONUMENT FOUND
 - IRON PIPE MONUMENT SET
 - WOOD HUB SET
 - DENOTES DRAINAGE ARROW
 - X 1027.1 EXISTING SPOT ELEVATION
 - (1027.76) PROPOSED ELEVATION
 - 1027.76 AS-BUILT ELEVATION
 - ~ PROPOSED CONTOURS
 - - - EXISTING CONTOURS
 - ⊕ FIRE HYDRANT
 - ☒ CATCH BASIN
 - ST S SEWER MANHOLES
 - MB MAILBOX
 - X CURB STOP
 - ☒ UTILITY PEDESTAL
 - ☼ LIGHT POLE
 - SIGN
 - DECIDUOUS TREE
 - ☼ CONIFEROUS TREE



CERTIFICATE OF SURVEY

5100 58th St W, Edina, MN



LEGAL DESCRIPTION:
Lot 12, Block 1, Edina Heights, according to the plat thereof, on file and of record in the Office of the Hennepin County Recorder.

LOT AREA SQUARE FOOTAGE:
10832 SQUARE FEET

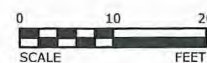
EXISTING ELEVATIONS:
FINISHED FLOOR ELEVATION = 949.64

SURVEYOR:
Stonebrooke Engineering, Inc.
12279 Nicollet Ave.
Burnsville, MN 55337
Phone: 952-402-9202
Fax: 952-403-6803
www.stonebrookeengineering.com

REVISED PLAN
JUL 29 2014
CITY OF EDINA
BUILDING DEPT.

Jul 02, 2014 - 2:20pm - S:\PROJECTS\SURVEY\0316_Custom_Homes_LLC\Edina Heights\Cadd_Files\L12_BLK1_EDINA HEIGHTS EX.dwg

REV. NO.	DATE	BY	CHK	DESCRIPTION



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Aaron J. Magos
NAME: Aaron J. Magos LIC. NO.: 45507 DATE: 07-02-2014

DESIGNED
AJM
DRAWN
JPG
CHECKED
AJM



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Engineering Responsible Solutions™

CERTIFICATE OF SURVEY	SHEET
LOT 12 BLOCK 1	1 OF
EDINA HEIGHTS	1

PERMIT # 132265

5100 58th St. W

33.117.21-31.0045/New Home

- LEGEND**
- MONUMENT FOUND
 - IRON PIPE MONUMENT SET
 - WOOD HUB SET
 - DENOTES DRAINAGE ARROW
 - X-1027.77 EXISTING SPOT ELEVATION
 - (1027.76) PROPOSED ELEVATION
 - 1027.76 AS-BUILT ELEVATION
 - ~ PROPOSED CONTOURS
 - - - EXISTING CONTOURS
 - ⊕ FIRE HYDRANT
 - ☐ CATCH BASIN
 - ST S SEWER MANHOLES
 - MB MAILBOX
 - RETAINING WALL
 - ☒ UTILITY PEDESTAL
 - OHU— OVERHEAD POWER
 - DECIDUOUS TREE
 - ☼ CONIFEROUS TREE
 - XW— WOOD FENCE



CERTIFICATE OF SURVEY

5100 58th St W, Edina, MN

LEGAL DESCRIPTION:

Lot 12, Block 1, Edina Heights, according to the plat thereof, on file and of record in the Office of the Hennepin County Recorder.

LOT AREA SQUARE FOOTAGE:
10832 SQUARE FEET

PROPOSED ELEVATIONS:

FIRST FLOOR = 950.64
TOP OF FOUNDATION = 949.27
GARAGE FLOOR = 948.62
BASEMENT FLOOR (LO) = 940.29

APPROXIMATE SQUARE FOOTAGE*:
PROPOSED BUILDING AREA = 2281
PROPOSED DRIVEWAY AREA = 1102

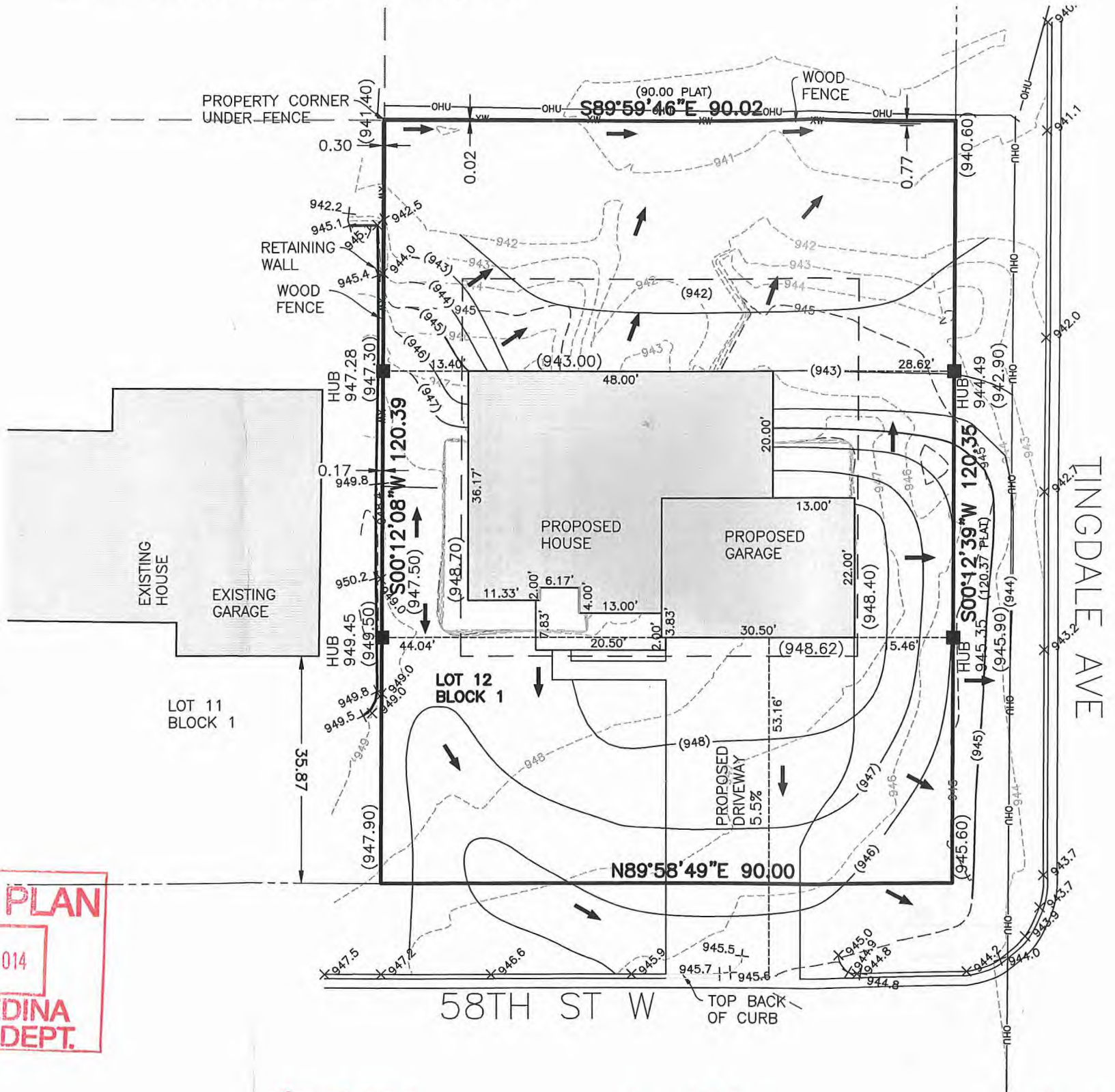
SET BACK REQUIREMENTS:

- 35.87' (FRONT SETBACK IS THE AVERAGE OF THE FRONT STREET SETBACKS OF THE DWELLING UNITS ON THE TWO ABUTTING LOTS)
- 15' GARAGE SIDE SETBACK
- 12.42' HOUSE SIDE (MINIMUM 10' SIDE HOUSE TO PROPERTY LINE. THE REQUIRED SIDE YARD SETBACK IS INCREASED BY 6 INCHES FOR EACH FOOT THE BUILDING EXCEEDS 15'.)
- 25' REAR HOUSE TO PROPERTY LINE

SURVEYOR:

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REVISED PLAN
JUL 29 2014
**CITY OF EDINA
BUILDING DEPT.**

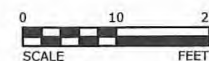


PERMIT # 132265

5100 58th St. W.

NEW HOME

REV. NO.	DATE	BY	CHK	DESCRIPTION
1	07-24-14	AJM		REVISED PER CITY COMMENTS
2	07-29-14	AJM		REVISED GRADES PER CITY COMMENTS



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Aaron J. Mages
NAME: Aaron J. Mages LIC. NO.: 45507 DATE: 07-29-2014

DESIGNED
AJM
DRAWN
JPG
CHECKED
AJM



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Engineering Responsible Solutions™

CERTIFICATE OF SURVEY

LOT 12 BLOCK 1
EDINA HEIGHTS

SHEET
1
OF
1

LEGEND

- MONUMENT FOUND
- IRON PIPE MONUMENT SET
- WOOD HUB SET
- DENOTES DRAINAGE ARROW
- X 1027.77 EXISTING SPOT ELEVATION
- (1027.76) PROPOSED ELEVATION
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- ST S SEWER MANHOLES
- MB MAILBOX
- RETAINING WALL
- ☒ UTILITY PEDESTAL
- OHU OVERHEAD POWER
- ☼ DECIDUOUS TREE
- ☼ CONIFEROUS TREE
- XW WOOD FENCE
- BIOROLL
- S F SILT FENCE
- (A) GUTTERS IN THIS LOCATION TO CARRY ROOF RUNOFF TO FRONT YARD



STORMWATER & EROSION CONTROL PLAN

5100 58th St W, Edina, MN

POLLUTION PREVENTION MANAGEMENT:

1. SOLID WASTE: COLLECTED SEDIMENT, ASPHALT AND CONCRETE MILLINGS, FLOATING DEBRIS, PAPER, PLASTIC, FABRIC, CONSTRUCTION AND DEMOLITION DEBRIS AND OTHER WASTES MUST BE DISPOSED OF PROPERLY IN COMPLIANCE WITH MINN. R. CH. 7035.
2. HAZARDOUS MATERIALS, TOXIC WASTE, (INCLUDING OIL, DIESEL FUEL, GASOLINE, HYDRAULIC FLUIDS, PAINT SOLVENTS, PETROLEUM-BASED PRODUCTS, WOOD PRESERVATIVES, ADDITIVES, CURING COMPOUNDS, AND ACIDS) MUST BE PROPERLY STORED IN SEALED CONTAINERS TO PREVENT SPILLS, LEAKS OR OTHER DISCHARGE. RESTRICTED ACCESS TO STORAGE AREAS MUST BE PROVIDED TO PREVENT VANDALISM. STORAGE AND DISPOSAL OF HAZARDOUS WASTE OR HAZARDOUS MATERIALS MUST BE IN COMPLIANCE WITH MINN. R. CH. 7045 INCLUDING SECONDARY CONTAINMENT AS APPLICABLE.
3. CONCRETE AND OTHER WASHOUTS WASTE: EFFECTIVE CONTAINMENT MUST BE PROVIDED FOR ALL LIQUID AND SOLID WASTES GENERATED BY WASHOUT OPERATIONS (CONCRETE, STUCCO, PAINT, FORM RELEASE OILS, CURING COMPOUNDS AND OTHER CONSTRUCTION MATERIALS) RELATED TO THE CONSTRUCTION ACTIVITY. ALL CONCRETE WASHOUT WASTE MUST BE COLLECTED AND DISPOSED OF OFF-SITE. WASHOUT INTO ANY DEVICE THAT WILL REMAIN ON-SITE ONCE THE CONCRETE POUR IS COMPLETE IS STRICTLY PROHIBITED. LIQUID AND SOLID WASTES MUST BE DISPOSED OF PROPERLY AND IN COMPLIANCE WITH MPCA RULES. A SIGN MUST BE INSTALLED ADJACENT TO EACH WASHOUT FACILITY THAT REQUIRES SITE PERSONNEL TO UTILIZE THE PROPER FACILITIES FOR DISPOSAL OF CONCRETE AND OTHER WASHOUT WASTES.

4. IN THE CASE OF TEMPORARY PUMPED DISCHARGE SEDIMENT CONTROL PRACTICES MUST BE EMPLOYED TO MINIMIZE SEDIMENT FROM ENTERING SURFACE WATERS, INCLUDING CURB AND GUTTER SYSTEMS AND STORM SEWER INLETS. ACCEPTABLE OPTIONS FOR SEDIMENT CONTROL MEASURES DURING TEMPORARY PUMPING OPERATIONS INCLUDE:
 - 1.) ALLOW THE SEDIMENT TO SETTLE, AND THEN PUMP THE CLEAN WATER OFFSITE
 - 2.) IF SEDIMENT LADEN WATER MUST BE PUMPED IMMEDIATELY, THE CONTRACTOR SHALL INSTALL A ROW OF SILT FENCE AT THE SITE DISCHARGE LOCATION DOWNSTREAM FROM THE PUMPING LOCATION. INSIDE THE SILT FENCE SHALL BE A ROW OF CLEAN SAND FOR FILTRATION. THE SILT FENCE MUST BE LONG ENOUGH SO THAT THE WATER DOES NOT BYPASS THE SILT FENCE DURING PUMPING. AN ALTERNATE APPROACH TO THIS WOULD BE PUMPING IN TO A GEOTEXTILE DEWATERING BAG.

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EROSION CONTROL INSPECTION AND DOCUMENTATION

1. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE INSPECTED WEEKLY AND WITHIN 24 HOURS OF ANY RAIN EVENT OF 0.5 INCHES OR MORE.
2. ALL EROSION AND SEDIMENT CONTROL INSPECTIONS SHALL BE DOCUMENTED TO INCLUDE DATE AND TIME, NAME OF INSPECTOR, WEATHER CONDITIONS, ITEMS INSPECTED, RESULTS OF INSPECTION AND RESPONSE TO DEFICIENCIES.
3. THE CONTACT FOR SITE MAINTENANCE AND EROSION CONTROL IS ERIK PERKINS WITH CUSTOM HOMES, LLC. PHONE (612)219-0234.

TEMPORARY EROSION CONTROL NOTES:

1. SILT FENCE OR OTHER CITY-APPROVED PERIMETER CONTROL MUST BE INSTALLED AT ALL LOCATIONS WHERE CURRENT, PROPOSED OR INTERIM GRADES MAY RESULT IN EROSION AND RUNOFF TO ADJACENT PROPERTIES.
2. ALL TREES SHOULD BE PROTECTED AT DRIPLINE.
3. APPROVED INLET PROTECTION SHALL BE INSTALLED AND MAINTAINED AT THE FIRST CATCH BASIN ONE BLOCK DOWNSTREAM FROM CONSTRUCTION SITE PRIOR TO EARTH-DISTURBANCE, OR AS DIRECTED BY CITY. (PRODUCT MUST BE APPROVED BY THE CITY AND OFF MNDOT'S APPROVED/QUALIFIED PRODUCT LIST)
4. PROVIDE ROCK CONSTRUCTION ENTRANCES (1 1/2"-3" CLEAR ROCK, MIN. 6" DEEP) TO CONTROL SOIL MIGRATION.
5. ALL EROSION CONTROL TO REMAIN INTACT AND IN PLACE UNTIL DISTURBED AREAS CAN BE SODDED OR RE-SEEDING TO STABILIZE GRADE.
6. CONTRACTOR SHALL MAKE EFFORTS TO MINIMIZE CONSTRUCTION VEHICLE TRAFFIC IN NON-WORK RELATED AREAS TO PREVENT UNNECESSARY SOIL COMPACTION.
7. STOCKPILE LOCATIONS SHALL BE IN THE BACKYARD OF THE PROPOSED HOME.
8. STABILIZATION OF ALL EXPOSED SOIL (INCLUDING STOCKPILES) AREAS MUST BE INITIATED IMMEDIATELY TO LIMIT SOIL EROSION, BUT IN NO CASE COMPLETED LATER THAN FOURTEEN(14) DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED. IF PERMANENT STABILIZATION CANNOT BE ACHIEVED IN THIS TIME FRAME, MATERIAL USED FOR TEMPORARY SOIL STABILIZATION SHALL BE TYPE HYDRAULIC MULCH PER THE MOST CURRENT MNDOT STANDARD SPECIFICATION FOR CONSTRUCTION. ACCEPTABLE PRODUCTS CAN BE FOUND ON THE MNDOT APPROVED PRODUCTS LIST AT [HTTP://WWW.DOT.STATE.MN.US/PRODUCTS/EROSIONCONTROLANDLANDSCAPING/INDEX.HTML](http://www.dot.state.mn.us/products/erosioncontrolandlandscaping/index.html)

LITTERING IN THE COURSE OF CONSTRUCTION WORK

1. NO PERSON, IN THE COURSE OF CONSTRUCTION WORK, SHALL PERMIT A VEHICLE TO ENTER UPON ANY PUBLIC STREET, ALLEY, SIDEWALK OR OTHER PUBLIC PLACE WITHOUT FIRST HAVING ITS TIRES AND WHEELS CLEANED SO AS NOT TO LITTER OR SOIL ANY STREET, ALLEY, SIDEWALK OR OTHER PUBLIC PLACE; AND ANY MATERIAL REMOVED FROM THE INTERIOR OR EXTERIOR OF THE VEHICLE BODY WHICH MIGHT FALL OR BE DEPOSITED UPON ANY STREET, ALLEY, SIDEWALK OR PUBLIC PLACE BY NORMAL MOVEMENT OF THE VEHICLE IN TRAVELING OVER SUCH PLACES.

2. IF THE PERSON OR PERSONS RESPONSIBLE FOR VIOLATION OF THIS ARTICLE FAIL TO COMPLY WITH ANY ORDER OF THE CITY TO CLEAN UP, OR FAIL TO TAKE SUCH PRECAUTIONS DECLARED BY THE CITY TO BE NECESSARY TO PREVENT FOREIGN MATERIALS FROM BEING DEPOSITED ON THE STREET, ALLEY, SIDEWALK OR OTHER PUBLIC PLACE, THEN THE CITY MAY ORDER IN WRITING ALL INGRESS AND EGRESS TO THE SITE OR AREA INVOLVED TO BE STOPPED UNTIL COMPLIANCE WITH THE ORDER IS EFFECTED.

EROSION OPERATIONS AND MAINTENANCE:

1. ALL EROSION CONTROL INSTALLATIONS SHALL REMAIN IN PLACE AND MAINTAINED IN GOOD CONDITION TO THE SATISFACTION OF THE CITY ENGINEER UNTIL THE SITE HAS BEEN STABILIZED.
2. ALL SEDIMENT CONTAINMENT FEATURES SUCH AS SILT FENCE, INLET PROTECTION, ETC. SHALL BE CLEANED OUT WHEN 1/3 OF THE CAPACITY IS DIMINISHED.
3. SILT FENCES AND OTHER SEDIMENT BARRIERS SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USEFUL PURPOSE BUT NOT BEFORE THE UPWARD SLOPE AREA HAS BEEN PERMANENTLY STABILIZED.

LEGAL DESCRIPTION:

Lot 12, Block 1, Edina Heights, according to the plat thereof, on file and of record in the Office of the Hennepin County Recorder.

APPROXIMATE SQUARE FOOTAGE*:

PROPOSED BUILDING AREA = 2281
 PROPOSED DRIVEWAY AREA = 1102
 PROPOSED IMPERVIOUS AREA = 3383
 EXISTING IMPERVIOUS AREA = 3307

LOT AREA SQUARE FOOTAGE:

10832 SQUARE FEET

THE BUILDING AREA OCCUPIES 21.1% OF THE LOT. (25% OF THE LOT IS THE MAXIMUM ALLOWABLE BUILDING AREA)

PROPOSED ELEVATIONS:

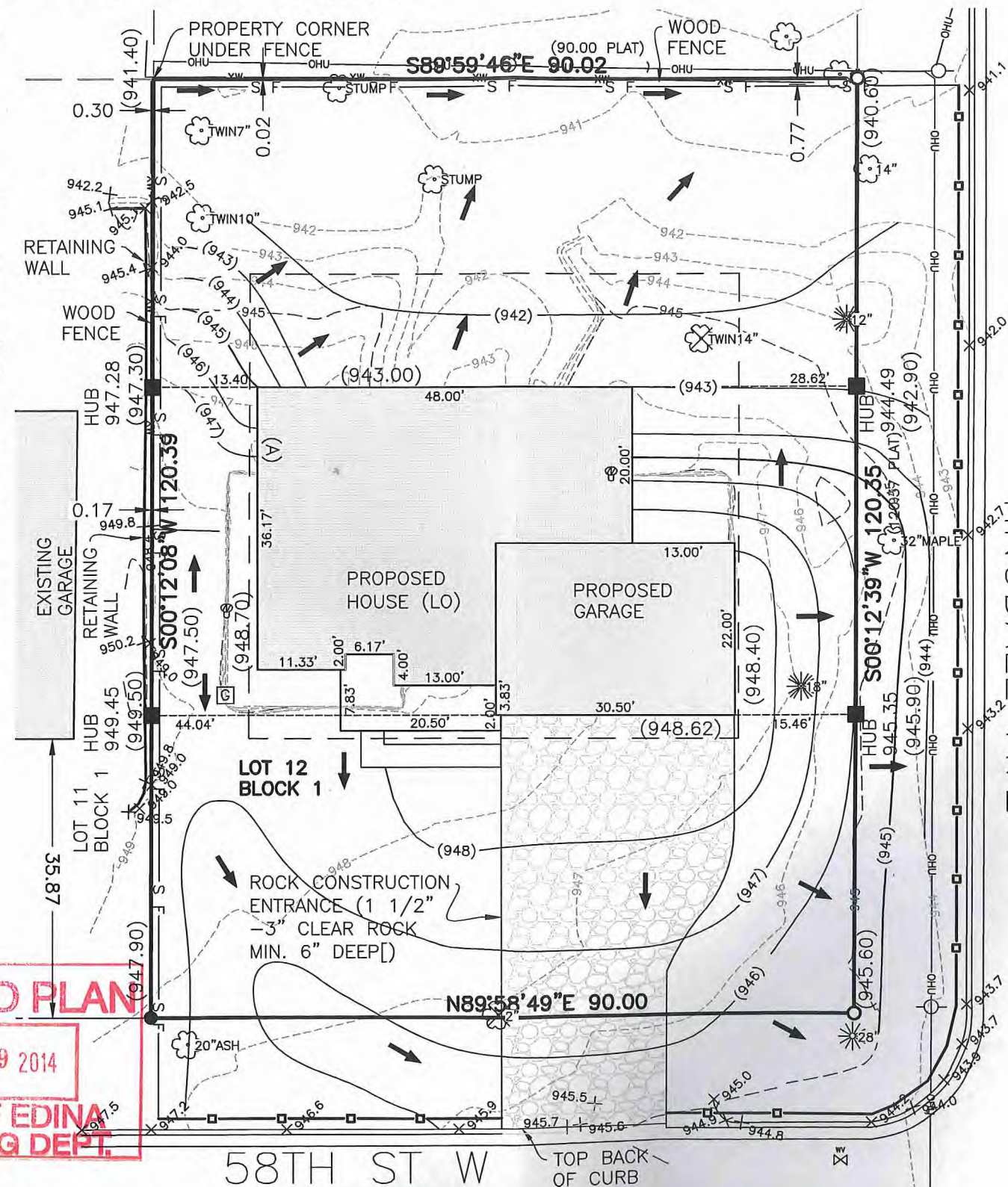
FIRST FLOOR = 950.64
 TOP OF FOUNDATION = 949.27
 GARAGE FLOOR = 948.62
 BASEMENT FLOOR (LO) = 940.29

NOTES:

- SEE BUILDING PLANS FOR ARCHITECTURAL DIMENSIONS. CONTRACTOR SHALL VERIFY DIMENSION & EXTENT OF BUILDING PAD SOILS CORRECTION.
- WATER AND SEWER SERVICES WILL REMAIN UNCHANGED IN PUBLIC R/W.

SURVEYOR:

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 12279 Nicollet Ave.
 Burnsville, MN 55337
 Phone: 952-402-9202
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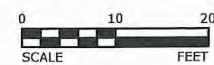
REVISED PLAN
 JUL 29 2014
 CITY OF EDINA
 BUILDING DEPT.

Permit #132265

5100 58th St. W.

NEW HOME

REV. NO.	DATE	BY	CHK	DESCRIPTION
1	07-24-14	AJM		REVISED PER CITY COMMENTS
2	07-29-14	AJM		REVISED GRADES PER CITY COMMENTS



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Tyler W. Newhall
 NAME: Tyler W. Newhall LIC. NO.: 45783 DATE: 07-29-2014

DESIGNED
 AJM
 DRAWN
 JRG
 CHECKED
 AJM



Stonebrooke
 Engineering Responsible Solutions™

DRAINAGE & EROSION CONTROL PLAN

LOT 12 BLOCK 1

EDINA HEIGHTS

SHEET
 1
 OF
 1

Jul 29, 2014 - 2:06pm - S:\PROJECTS\SURVEY\0316_Custom_Homes_LLC\Edina_Heights\12_BLK1_EDINA_HEIGHTS_EROSION_CONTROL.dwg